

27 MAR 1978

STATINTL

MEMORANDUM FOR: Director, Consolidated SAFE Project Office,
ODP

FROM:

Chief, Real Estate and Construction
Division, OL

SUBJECT:

SAFE Expansion Estimate

1. On 6 March 1978, Consolidated SAFE Project Office (CSPO) and Real Estate and Construction Division (RECD) representatives met to:

a. Review of the SAFE facility planning and preparation effort.

b. Address facility questions that have arisen since the formation of CSPO.

c. Discuss development of a detailed site preparation plan.

2. Director, CSPO/ODP, stated that it is still probable that Central Intelligence Agency and Defense Intelligence Agency will continue to plan to operate separate facilities. However, for planning purposes, it was requested that Headquarters Engineering Branch, RECD/OL estimate the cost to expand the SAFE facility an additional 15,000 sq. ft. and develop new utility sources to accommodate Defense Intelligence Agency.

3. For estimating purposes, it has been assumed that expansion will occur within Headquarters Building in space adjacent to the northeast location of SAFE in 1980.

Computer Center

a. 15,000 sq. ft. site preparation
@ \$90.00/sq. ft. = \$1,350,000

b. 60 and 400 Hz UPS system hardware, installation,
and site preparation
\$1,000,000

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c. 2500 kW generator hardware, installation, and
site preparation
\$1,250,000

d. New space outside of Headquarters Building
15,000 sq. ft.
@ \$ 8.00/sq. ft./yr. = \$ 120,000/yr.

e. New space 15,000 sq. ft. special renovations
@ \$10.00/sq. ft. = \$ 150,000

(assume new space is also in new building already Agency
occupied; therefore, no requirement for major communi-
cation installations.)

f. Secondary move sequences within Headquarters
Building to free site 15,000 sq. ft. x (1.50) =
22,500 sq. ft.
@ \$ 8.00/sq. ft. = \$ 180,000

g. Major new vault to provide electrical power
\$2,400,000

(includes new feeder from substation and distribution
within building)

Fixed Grand Total \$6,330,000
Plus Yearly Rent \$ 120,000/yr.

4. The estimate of \$6,330,000 is considered a good
budgetary estimate for planning purposes. Should further
information be required, please contact Mr. [REDACTED]
of my staff on extension 7543.

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